

# Berger Realty

Since 1928



Berger Realty, Inc.  
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**10 Conover  
Swainton, NJ 08210**

**Asking \$550,000.00**



## COMMENTS

Charming 3-Bedroom Ranch on a Beautiful Acre Lot Near Avalon Beaches.... Nestled on a lush, tree-lined acre, this delightful 3-bedroom, 2-bath ranch home offers peace, privacy, and proximity to the shore. Surrounded by a stunning variety of mature trees—including cherry, magnolia, holly, fig, and white pine to mention a few - this property is a true nature lover's retreat. Inside, you'll find beautiful hardwood floors and a spacious family room featuring a gas fireplace, perfect for holiday gatherings. The large, newly screened rear porch provides the ideal setting for relaxing, grilling and entertaining while enjoying the serene backyard views. A fenced garden area awaits your green thumb, and the oversized two-car garage offers plenty of space for storage or a workshop. Just a short drive to Avalon and nearby beaches, this home is a perfect blend of rural charm and coastal convenience. Don't miss your opportunity to own this unique property offering space, character, and location!

## PROPERTY DETAILS

| Exterior | Outside Features | Parking/Garage    | Other Rooms          |
|----------|------------------|-------------------|----------------------|
| Vinyl    | Screened Porch   | Garage            | Living Room          |
|          | Storage Building | 2 Car             | Dining Room          |
|          | Cable TV         | Attached          | Kitchen              |
|          | Sprinkler System | Auto Door Opener  | Recreation/Family    |
|          |                  | Concrete Driveway | Dining Area          |
|          |                  |                   | Laundry/Utility Room |
|          |                  |                   | Storage Attic        |



Central Air Condition  
Ceiling Fan

Ask for James P. Monroe  
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Hot Water  
Gas- Natural

Water  
Well

Heating



Sewer  
Septic